

IN RE: PETITION FOR ADMIN. VARIANCE
E/S of Lincoln Avenue, 50 ft. S
centerline of Geise Avenue
15th Election District
7th Councilmanic District
(2227 Lincoln Avenue)

Gary M. Maynor, Jr.
Petitioner

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* CASE NO. 04-392-A

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before this Deputy Zoning Commissioner as a Petition for Administrative Variance filed by the legal owner of the subject property, Gary M. Maynor, Jr.. The variance request is for property located at 2227 Lincoln Avenue in the eastern area of Baltimore County. The variance request is from Section 1B02.3.C.1 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit a side yard setback of 4 ft. in lieu of the required 10 ft. for an addition. The subject property and requested relief are more particularly described on Petitioner's Exhibit No. 1, the plat to accompany the Petition for Variance.

The Petitioner having filed a Petition for Administrative Variance and the subject property having been posted on March 7, 2004, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

In addition, the Petitioner must be in compliance with the requirements set forth in the Zoning Advisory Committee (ZAC) comments submitted by the Office of Planning dated March 9, 2004, a copy of which is attached hereto and made a part hereof.

The Petitioner has filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Deputy Zoning

ORDER RECEIVED FOR FILING
Date 4/16/04
By [Signature]

Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioner.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED, by the Deputy Zoning Commissioner for Baltimore County, this 16th day of April, 2004, that a variance from Section 1B02.3.C.1 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit a side yard setback of 4 ft. in lieu of the required 10 ft. for an addition, be and is hereby GRANTED, subject, however, to the following restriction which is a condition precedent to the relief granted herein:

1. The Petitioner may apply for his building permit and be granted same upon receipt of this Order; however, Petitioner is hereby made aware that proceeding at this time is at his own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioner would be required to return, and be responsible for returning, said property to its original condition;
2. Compliance with the ZAC comments submitted by the Office of Planning dated March 9, 2004, a copy of which is attached hereto and made a part hereof; and
3. When applying for a building permit, the site plan filed must reference this case and set forth and address the restrictions of this Order.

John V. Murphy
JOHN V. MURPHY
DEPUTY ZONING COMMISSIONER
FOR BALTIMORE COUNTY

JVM:raj

ORDER RECEIVED FOR FILING

Date

By

Zoning Commissioner

Suite 405, County Courts Building
401 Bosley Avenue
Towson, Maryland 21204
Tel: 410-887-3868 • Fax: 410-887-3468



Baltimore County

James T. Smith, Jr., County Executive
Lawrence E. Schmidt, Zoning Commissioner

April 16, 2004

Mr. Gary Maynor, Jr.
2227 Lincoln Avenue
Baltimore, Maryland 21219

Re: Petition for Administrative Variance
Case No. 04-392-A
Property: 2227 Lincoln Avenue

Dear Mr. Maynor:

Enclosed please find the decision rendered in the above-captioned case. The petition for administrative variance has been approved in accordance with the enclosed Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days from the date of the Order to the Department of Permits and Development Management. If you require additional information concerning filing an appeal, please feel free to contact our appeals clerk at 410-887-3391.

Very truly yours,

A handwritten signature in cursive script that reads "John V. Murphy".

John V. Murphy
Deputy Zoning Commissioner

JVM:raj
Enclosure

Visit the County's Website at www.baltimorecountyonline.info





Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 2227 LINCOLN AVE
which is presently zoned DR 55

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1B02.3c.1 (CHART.) to Permit
A 4 FT SIDE YARD SETBACK IN LIEU OF 10 FT.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this 4 day of April, 2004, that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Legal Owner(s):

GARY M. MAYNOR JR

Name - Type or Print

Signature

Name - Type or Print

Signature

2227 LINCOLN AVENUE 4104771746

Address

BALTIMORE

City

MD.

State

Telephone No.

21219

Zip Code

Representative to be Contacted:

GARY M. MAYNOR JR.

Name

2227 LINCOLN AVE

Address

BALTO.

City

410-477-1746

MD

State

Telephone No.

21219

Zip Code

Zoning Commissioner of Baltimore County

Reviewed By JDF

Date 02-26-04

Estimated Posting Date

03-07-04

CASE NO. 04-392-A

REV 10/25/01

RECEIVED FOR FILING
4/1/04
JDF

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at

2227 LYKICEN AVE
Address
Baltimore MD 21219
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

I HAVE A growing FAMILY

My house only has 1 BEDROOM

I can not build on the BACK BECAUSE there is a 24x15 DECK

THERE SURROUNDED BY WOODS

I own vacant lot next to my house.

Also, the layout of the house doesn't enable me to build off the back of the house.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Gary M. Mayor Jr.
Signature

GARY M. MAYOR JR.
Name - Type or Print

Signature

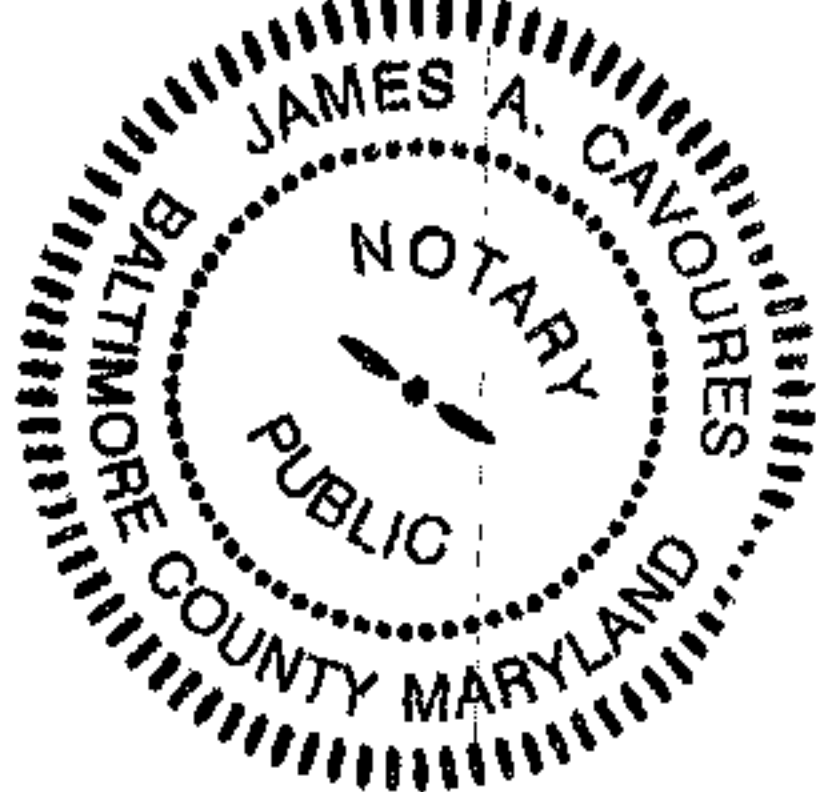
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 25 day of FEB, 2004, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Gary M. Mayor Jr.
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal



James A. Cavouras
Notary Public

My Commission Expires 9/1/07

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 2227 LINCOLN AVE
Address
BALTO. MD 21219
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

I HAVE A growing Family
My HOUSE only has 1 bedroom
I can not build on the back BECAUSE there is A 24x15 DECK
there surrounded by woods.
I own the VACANT lot next to my house
Also, the layout of the house doesn't enable me to
build off the back of the house.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

GARY M. MAYNOR JR.
Signature
GARY M. MAYNOR JR.
Name - Type or Print

Signature

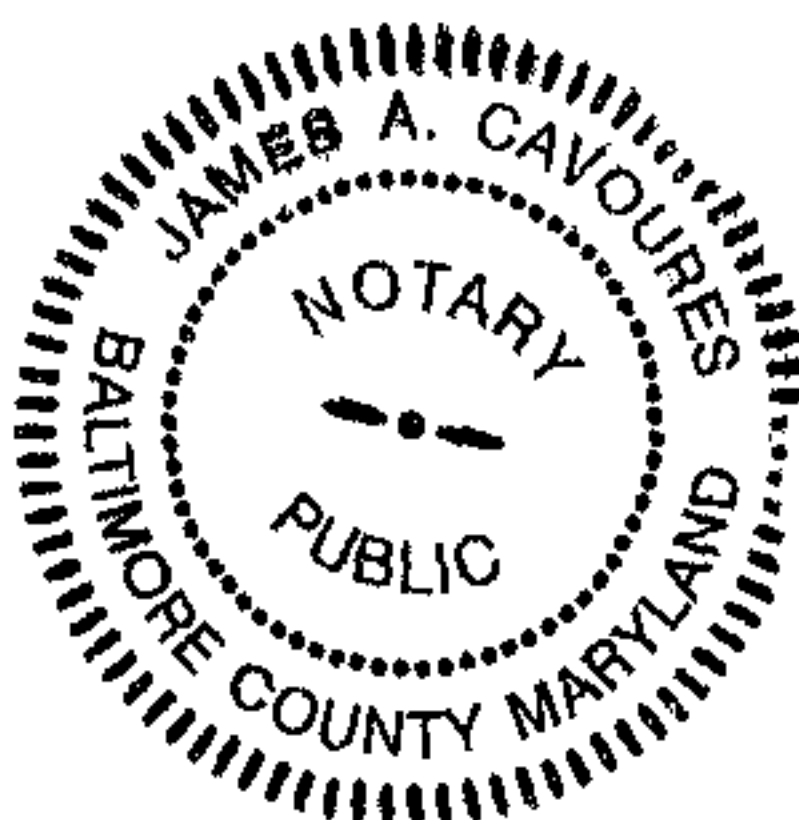
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 25 day of FEB, 2004, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

GARY M. MAYNOR JR.
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal



James A. Cavoires
Notary Public
My Commission Expires 9/1/07



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 2227 LINCOLN AVE
which is presently zoned DR 55

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) ITB 62.5c.1 (CHAART) to

Permit A 4 Ft Side Yard Setback in Lieu of 10 Ft

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

Legal Owner(s):

GARY M. MAYNOR JR

Name - Type or Print

Signature

Name - Type or Print

Signature

2227 LINCOLN AVENUE 4104771746

Address

Telephone No

BALTIMORE

MD

21219

City

State

Zip Code

Representative to be Contacted:

GARY M. MAYNOR JR.

Name

2227 LINCOLN AVE.

410-477-1746

Address

Telephone No

BALTO.

MD

21219

City

State

Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this 04 day of March, 2004, that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 04-392-A

Reviewed By SOA Date 02-26-04

Estimated Posting Date 03-07-04

Zoning Description

ZONING DESCRIPTIONS FOR 2227 Lincoln Avenue

Beginning at a point on the EAST side of LINCOLN AVENUE

50 FEET wide at the distance 50 FEET SOUTH

Of the centerline of the nearest improved intersecting street GEISE AVENUE

Which is 40 FEET wide. Being Lot # G, in the subdivision of

J W HINSON as recorded in Baltimore County Plat Book # 10,

Folio # 97, containing 11,750 square feet. Also known as 2227 LINCOLN

AVENUE and located in the 15 Election District, 7 Councilmanic District.

04-392-A

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

57M No. 19065

DATE 07/15/14 ACCOUNT 4

ROOT 006615

AMOUNT \$ 655.00

RECEIVED FROM: GANGLI, THOMAS
3777 BOWEN DR
RES. DATE 07/15/14

FOR: _____

04 392 A

PAID RECEIPT

BUSINESS ACTUAL TIME IN
26/2014 275/2014 15:55:49 2

RECEIVED BY: JEN H

RECEIPT # 33603 225/2014 OFA

REF: 5 524 JUDG VERIFICATION

CR. 01/065

Receipt Tot 655.00

100.00 CR

115.00 CR

Baltimore County, Maryland

CASHIER'S VALIDATION

DISTRIBUTION WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

CERTIFICATE OF POSTING

RE: Case No.: 04-392-A

Petitioner/Developer: GARY

MAYNOR

Date of Hearing/Closing: 3/22/04

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, Maryland 21204

ATTN: Kristen Matthews {(410) 887-3394}

Ladies and Gentlemen:

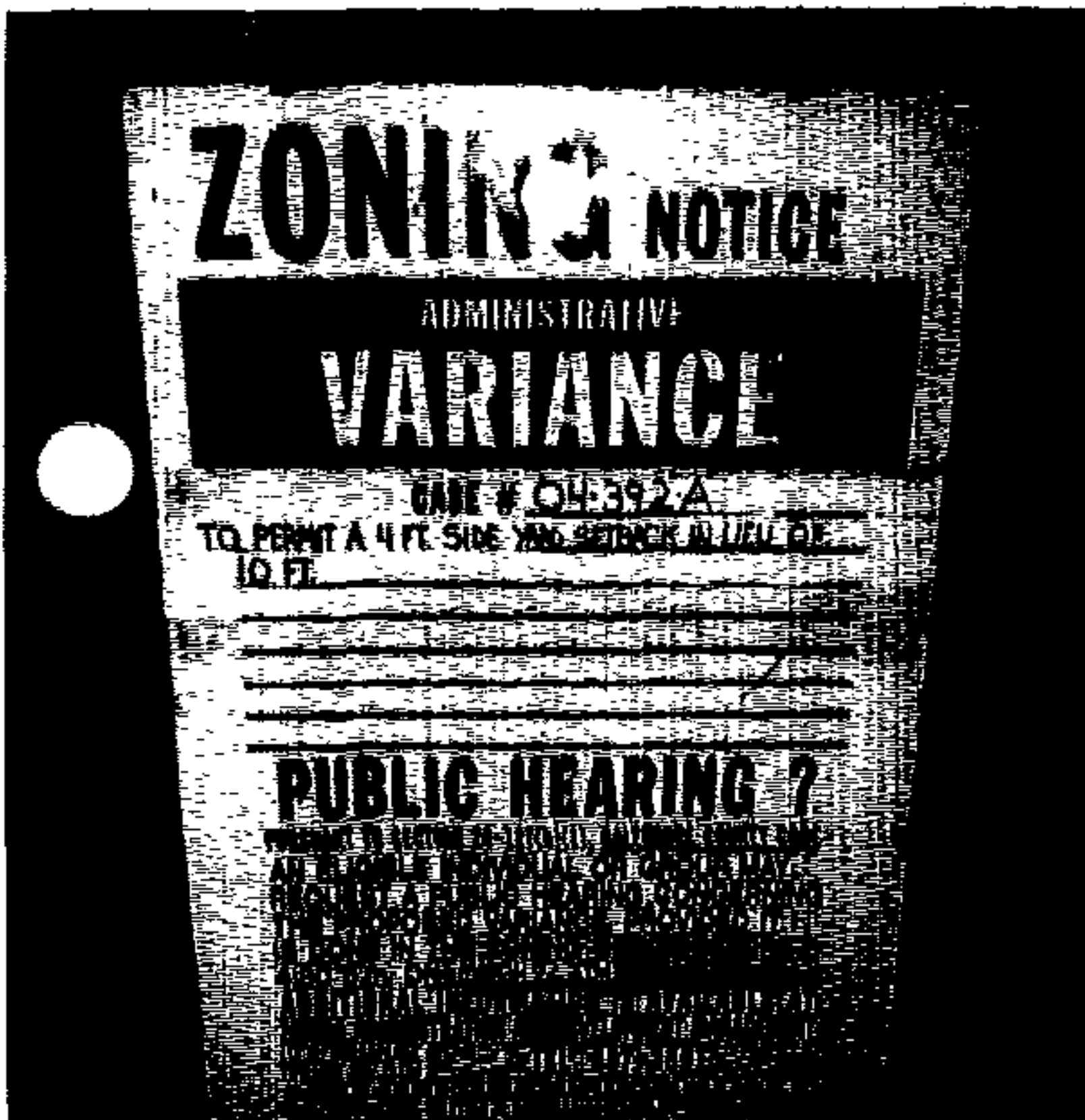
This letter is to certify under the penalties of perjury that the necessary sign(s) required by law were posted conspicuously on the property located at: _____

2227 LINCOLN AVE

The sign(s) were posted on _____

3/7/04
(Month, Day, Year)

Sincerely,



Robert Black 3/7/04
(Signature of Sign Poster) (Date)

SSG Robert Black

(Print Name)

1508 Leslie Road

(Address)

Dundalk, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(Telephone Number)

**DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW**

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.

For Newspaper Advertising:

Item Number or Case Number: 04-392-A

Petitioner: Gary Michael Maynor, Jr.

Address or Location: 2227 Lincoln Avenue

PLEASE FORWARD ADVERTISING BILL TO:

Name: Gary Maynor

Address: 2227 Lincoln Ave.

Baltimore, MD. 21219

Telephone Number: 410-477-1746

Revised 2/20/98 - SCJ

04-392-A

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 04-392 -A Address 2227 LINCOLN AVE

Contact Person: JOHN K. ALEXANDER Phone Number: 410-887-3391
Planner Please Print Your Name

Filing Date: 02-25-04 Posting Date: 03-07-04 Closing Date: 03-22-04

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

Petitioner: This Part of the Form is for the Sign Poster Only

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 04-392 -A Address 2227 LINCOLN AVE

Petitioner's Name GARY MAVER Telephone 410-477-1746

Posting Date: 03-07-04 Closing Date: 03-22-04

Wording for Sign: To Permit A 4 FT. SIDE YARD SETBACK W/ LEW
OF 10 FT.

**Department of Permits and
Development Management**

Development Processing
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204



Baltimore County

James T. Smith, Jr., County Executive
Timothy M. Kotroco, Director

March 22, 2004

Gary M. Maynor, Jr.
2227 Lincoln Avenue
Baltimore, Maryland 21219

Dear Mr. Maynor:

RE: Case Number: 04-392-A, 2227 Lincoln Avenue

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on February 26, 2004.

The Zoning Advisory Committee (ZAC), which consists of representatives from several approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions, please do not hesitate to contact the commenting agency.

Very truly yours,

A handwritten signature in black ink, reading "W. Carl Richards, Jr." in a cursive style.

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR: clb

Enclosures

c: People's Counsel

Visit the County's Website at www.baltimorecountyonline.info

Fire Department

700 East Joppa Road
Towson, Maryland 21286-5500
Tel: 410-887-4500



Baltimore County

James T. Smith, Jr., County Executive
John J. Hohman, Chief

County Office Building, Room 111
Mail Stop #1105
111 West Chesapeake Avenue
Towson, Maryland 21204

March 9, 2004

ATTENTION: Rebecca Hart

Distribution Meeting of: March 9, 2004

Item No.: 361, 364, ³⁹²390-395, 397 & 398

Dear Ms. Hart:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

The Fire Marshal's Office has no comments at this time.

LIEUTENANT JIM MEZICK
Fire Marshal's Office
PHONE 887-4881
MS-1102F

cc: File

Robert L. Ehrlich, Jr., *Governor*
Michael S. Steele, *Lt. Governor*



Robert L. Flanagan, *Secretary*
Neil J. Pedersen, *Administrator*

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: 3.5.04

Ms. Kristen Matthews
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 332 JRA

Dear Ms. Matthews:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,

Kenneth A. McDonald Jr., Chief
Engineering Access Permits Division

My telephone number/toll-free number is _____
Maryland Relay Service for Impaired Hearing or Speech: 1.800.735.2258 Statewide Toll Free

Street Address: 707 North Calvert Street Baltimore, Maryland 21202 Phone: 410.545.0300 www.marylandroads.com

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Tim Kotroco
FROM: R. Bruce Seeley *RBS*
DATE: April 5, 2004
SUBJECT: Zoning Item # 04-392
Address 2227 Lincoln Avenue
Maynor Property

Zoning Advisory Committee Meeting of March 8, 2004

_____ The Department of Environmental Protection and Resource Management has no comments on the above-referenced zoning item.

X The Department of Environmental Protection and Resource Management offers the following comments on the above-referenced zoning item:

_____ Development of the property must comply with the Regulations for the Protection of Water Quality, Streams, Wetlands and Floodplains (Sections 14-331 through 14-350 of the Baltimore County Code).

_____ Development of this property must comply with the Forest Conservation Regulations (Section 14-401 through 14-422 of the Baltimore County Code).

X Development of this property must comply with the Chesapeake Bay Critical Area Regulations (Sections 26-436 through 26-461, and other Sections, of the Baltimore County Code).

Additional Comments:

Reviewer: Keith Kelley

Date: March 12, 2004

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Timothy M. Kotroco, Director
Department of Permits and
Development Management

DATE: March 9, 2004

FROM: Arnold F. 'Pat' Keller, III
Director, Office of Planning

RECEIVED

MAR 9 2004

SUBJECT: 2227 Lincoln Avenue

INFORMATION:

Item Number: 4-392

Petitioner: Gary M. Maynor, Jr.

Zoning: DR 5.5

Requested Action: Administrative Variance

ZONING COMMISSIONER

SUMMARY OF RECOMMENDATIONS:

The Office of Planning does not oppose the petitioner's request providing the exterior façade of the proposed addition is similar to that of the existing dwelling.

Submit building elevations to this office (including materials and colors) to this office for review and approval prior to the issuance of any permits.

Prepared by:

Maeb A. Camp

Section Chief:

[Signature]

AFK/LL:MAC:

ORDER RECEIVED FOR FILING

Date

5/16/04

By

[Signature]

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

TO: Timothy M. Kotroco, Director
Department of Permits &
Development Management

DATE: March 16, 2004

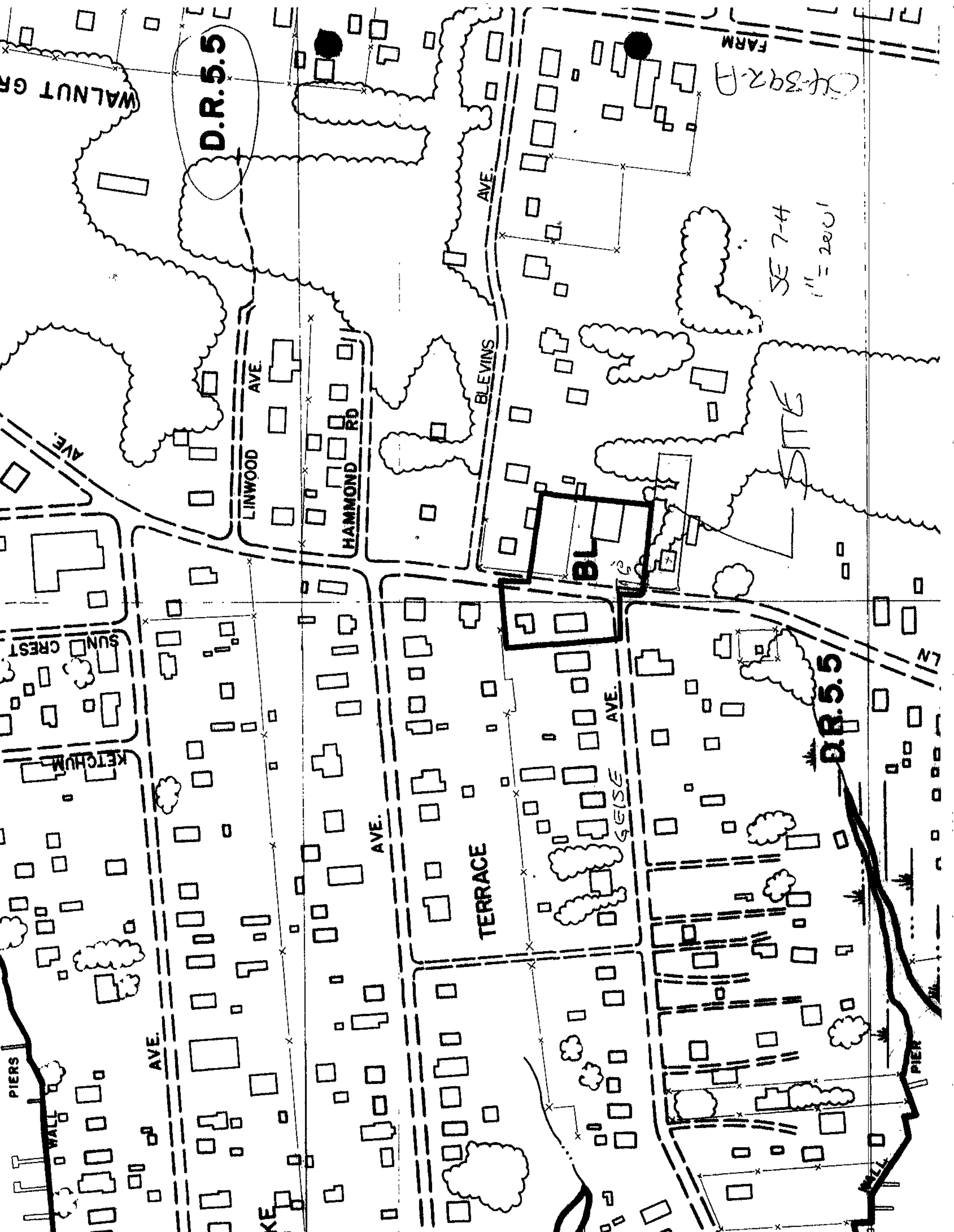
FROM: *RWB* Robert W. Bowling, Supervisor
Bureau of Development Plans
Review

SUBJECT: Zoning Advisory Committee Meeting
For March 15, 2004
Item Nos. 364, 390, 391, 392 393,
394, 395, 396, and 397

The Bureau of Development Plans Review has reviewed the subject-zoning items, and we have no comments.

RWB:CEN:jrb

cc: File



CH-392-A
FARM

SE 7-4
1" = 200'

D.R. 5.5

D.R. 5.5

SUN CREST
KETCHUM

PIERS
WALL

PIER

AVE.

LINWOOD AVE

HAMMOND RD

BLEVINS AVE

AVE.

TERRACE

GAUSE AVE.

PLAT TO ACCOMPANY PETITION FOR ZONING ☐ VARIANCE ☐ SPECIAL HEARING

SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

PROPERTY ADDRESS 2227 LINCOLN AVE

SUBDIVISION NAME SPARROWS POINT

PLAT BOOK # FOLIO # LOT # SECTION #

OWNER GARY MICHAEL MAYNER JR.

CONVENIENCE STORE
COMMERCIAL USE

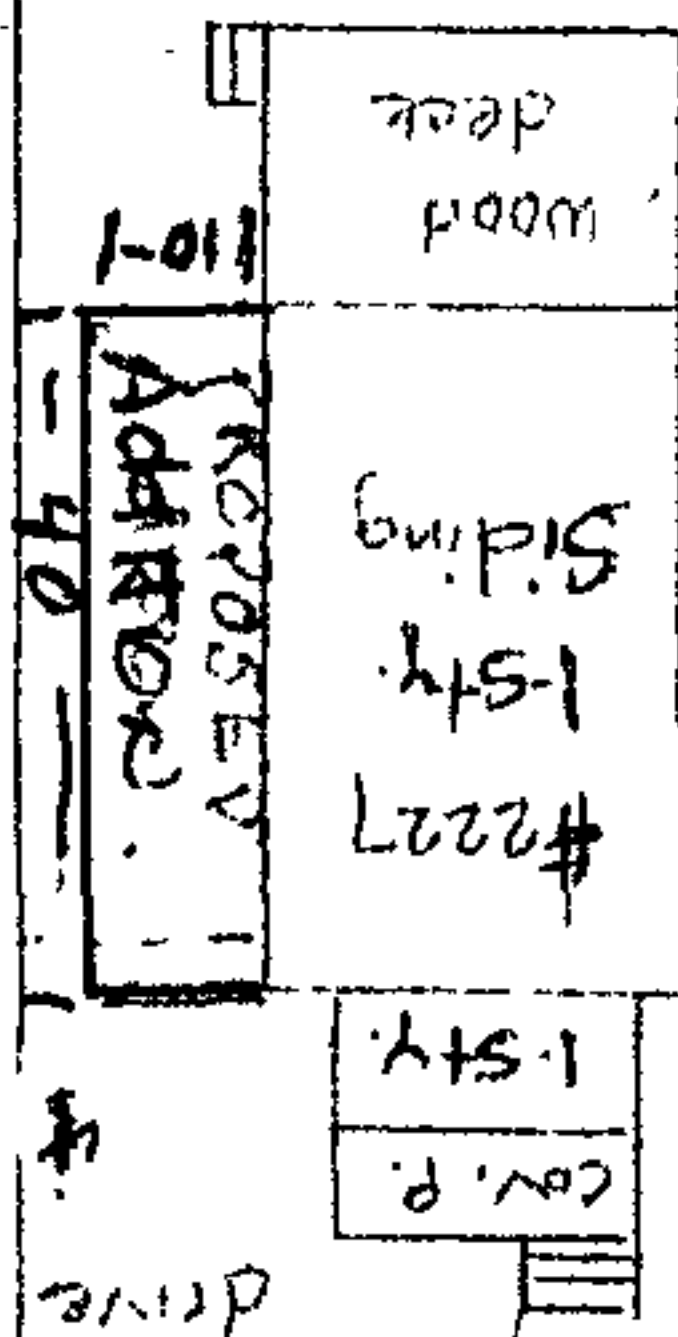
N 81°-36'W. in B.L. zone 240'

VACANT

Second Parcel

First Parcel

S. 81°-36'E. 237.47'



S. 81°-36'E.

234.95'



PA. #1



NORTH

PREPARED BY

SCALE OF DRAWING: 1" = 30'



LOCATION INFORMATION

ELECTION DISTRICT 15

COUNCILMANIC DISTRICT 7

1"=200' SCALE MAP # SE, T-H

ZONING DR 5.5

LOT SIZE 27 ACRES 12000 SQUARE FEET

SEWER ☒ PUBLIC ☐ PRIVATE

WATER ☒

CHESAPEAKE BAY CRITICAL AREA YES ☒ NO ☐

100 YEAR FLOOD PLAIN ☐

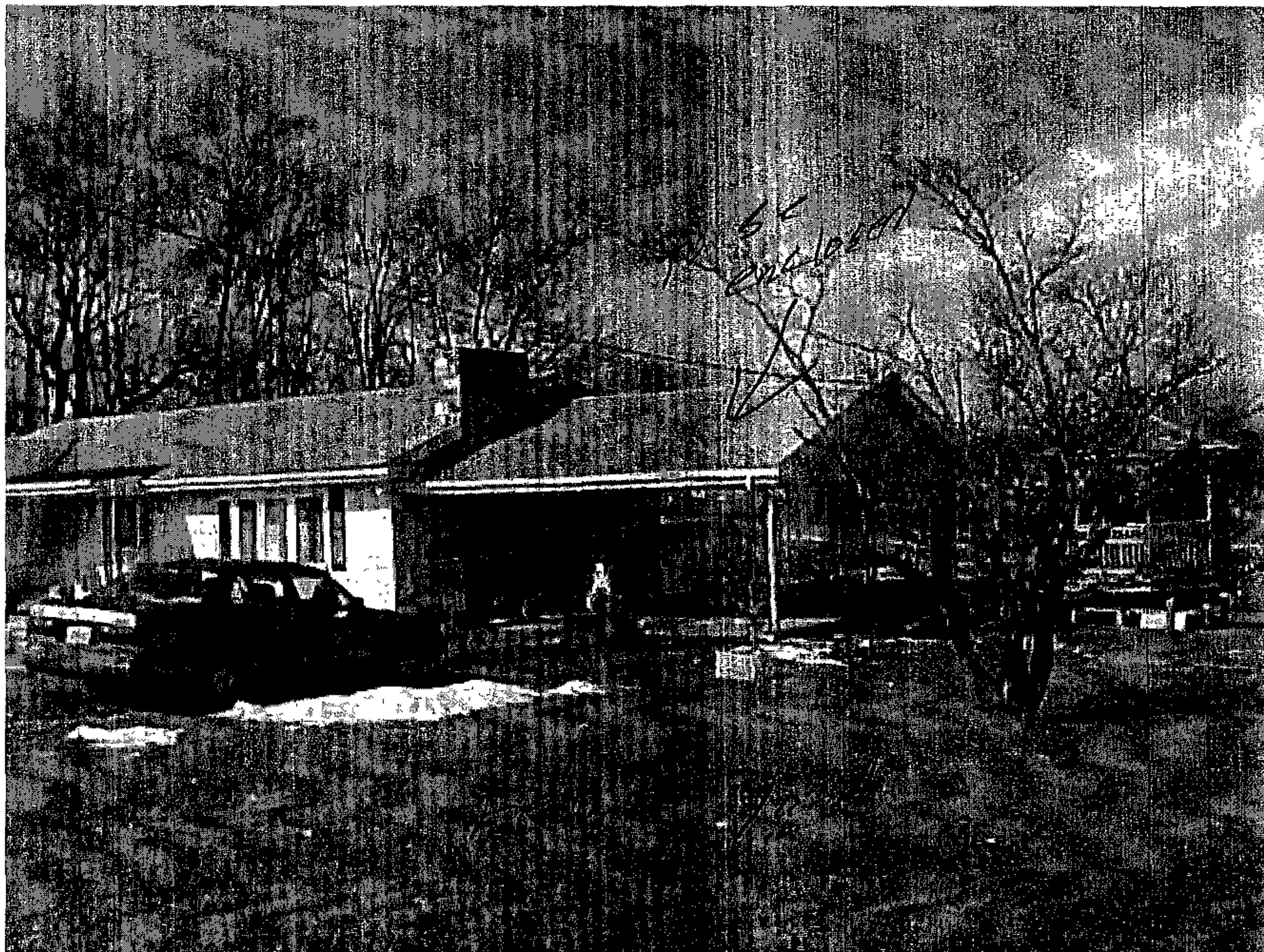
HISTORIC PROPERTY/BUILDING ☐

PRIOR ZONING HEARING NONE

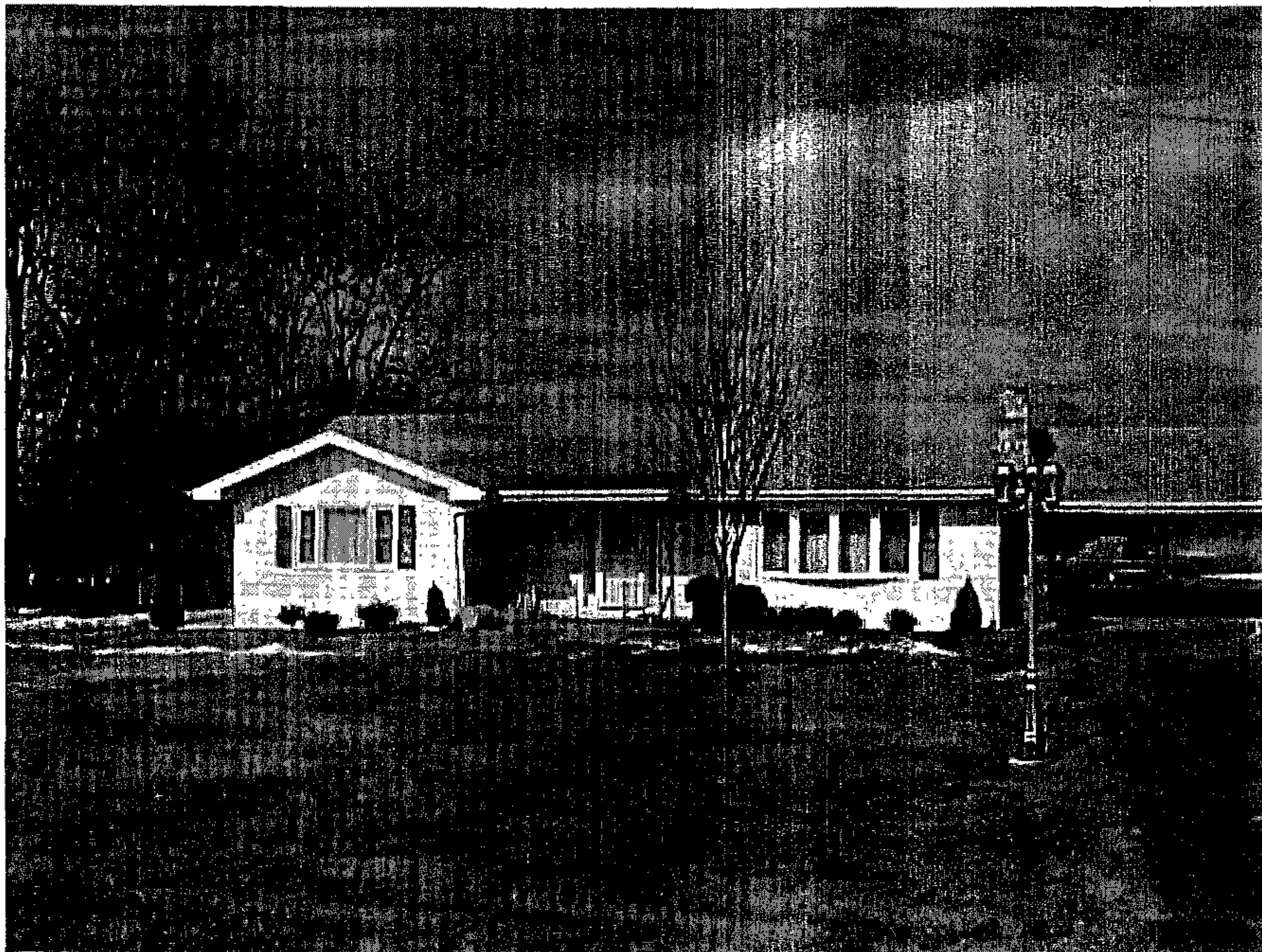
ZONING OFFICE USE ONLY
REVIEWED BY ITEM # CASE #

8007

00392-0



395



395



